

**CITY COUNCIL WORK SESSION  
FIRE STATION GUIDING PRINCIPLES  
MONDAY, NOVEMBER 22, 2021  
6:00 P.M. – 3515 BROAD ST.**

**THE CITY OF DEXTER  
CITY COUNCIL MEETING  
Monday, November 22, 2021**

**7:00 pm – Regular Meeting  
3515 Broad St., Dexter, MI 48130**

**Join Zoom Meeting**

<https://us06web.zoom.us/j/99542473361>

**Dial In**

877 853 5247 US Toll-free

888 788 0099 US Toll-free

Meeting ID: 995 4247 3361#

**A. CALL TO ORDER / PLEDGE OF ALLEGIANCE**

**B. ROLL CALL: Mayor Keough**

S. Arab

P. Cousins

D. Fisher

J. Griffin

W. Hubbard

Z. Michels

Student Representatives:

A. Gilbert

E. Buyukbozkirli

**C. APPROVAL OF THE MINUTES**

1. Regular City Council Meeting – November 8, 2021

**Page # 1-8**

**D. PRE-ARRANGED PARTICIPATION:**

*Pre-arranged participation will be limited to those who notify the City office before 5:00 p.m. Monday of the week preceding the meeting, stating name, intent and time requirements. (10-minute limit per participant)*

1. Partners in Architecture – 3515 Broad St. Presentation

**To Be Provided With Supplement**

*“This meeting is open to all members of the public under Michigan Open Meetings Act.”*

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**E. APPROVAL OF AGENDA**

**F. DECLARATION OF CONFLICTS OF INTEREST**

**G. PUBLIC HEARINGS:**

*Action on each public hearing will be taken immediately following the close of the hearing unless otherwise indicated.*

**H. NON-ARRANGED PARTICIPATION:**

*Non-arranged participation will include those in the audience not listed on the agenda that wish to speak. At the Mayor's discretion, members of the audience may be called on to speak at any time. Those addressing the Council will state their name, and address. This section is limited to 5-minutes per participant or 10-minutes for group representative.*

**I. COMMUNICATIONS:**

1. Upcoming Meeting List

**Page # 9-10**

**J. REPORTS:**

1. Public Services Superintendent – Dan Schlaff

**Page # 11-12**

2. Community Development Manager – Michelle Aniol

**Page # 13-18**

3. Board, Commission, & Other Reports- “Bi-annual or as needed”

Arts, Culture & Heritage Committee

Chelsea Area Planning Team / Dexter Area Regional Team

Dexter Area Chamber/Dexter Daze

Dexter Area Fire Department

Dexter District Library Board

Downtown Development Authority

Huron River Watershed Council Representative

Parks & Recreation Commission

Planning Commission

Washtenaw Area Transportation Study Policy Committee

**Washtenaw County Sheriff – Lt. Alan Hunt**

**Page # 19-20**

Western Washtenaw Area Value Express Representative

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- 4. Subcommittee Reports
  - Economic Preparedness
  - Streets
  - Website

5. City Manager Report – Justin Breyer **Page # 21-34**

6. Mayor Report – Shawn Keough **Page # 35-36**

7. Council Member Reports

**K. CONSENT AGENDA:**

*Bills & Payroll will be a standing item under consent agenda. Items under consent agenda are considered routine and will be acted upon in one motion. There will be no separate discussion of these items unless a Council Member so requests, and the item will be removed from Consent and added to the regular agenda at the end of New Business.*

1. Consideration of: Bills & Payroll in the amount of: \$718,625.59  
**Page # 37-46**

2. Consideration of: Approval for an Early Release Package for 3515 Broad St. Elevator  
**Page # 47-48**

3. Consideration of: Award of Building Cleaning Services for 3515 Broad St. to Jan-Pro Detroit for an Amount not to Exceed \$13,000 Per Year Through June 30, 2025  
**Page # 49-64**

4. Consideration of: Contract Amendment with Urban Wireless Contract for a Remaining Amount not to Exceed \$5,000  
**Page # 65-72**

5. Consideration of: Bid Award to TLS Construction for Water Filtration Backwash Pond Improvements for an Amount not to Exceed \$24,360  
**Page # 73-76**

6. Consideration of: Proposal from OHM Advisors for Road Capital Planning for an Amount not to Exceed \$8,630  
**Page # 77-82**

**L. UNFINISHED BUSINESS- Consideration and Discussion of:**

*Items postponed from a previous meeting*

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**M. NEW BUSINESS- Consideration and Discussion of:**

1. Consideration of: Application for Amendment to Conditional Rezoning Agreement for 7714 Ann Arbor St., Encore Theatre  
**Page # 83-124**
2. Consideration of: Text Amendment to the Zoning Ordinance for Plug-In Electric Vehicle (PEV) Stations  
**Page # 125-180**
3. Consideration of: Amendment to City Council Rules  
**Page # 181-188**
4. Consideration of: First Street Park Sidewalk Connection and Project Recommendation from Parks and Recreation Commission  
**Page # 189-196**
5. Discussion of: Community Input Request  
**Page # 197-202**
6. Discussion of: Rental Inspection Ordinance and Property Maintenance Code  
**Page # 203-208**
7. Discussion of: Road Intersection and Signal Concerns  
**Page # 209-212**

**N. COUNCIL COMMENTS**

**O. NON-ARRANGED PARTICIPATION:**

*Same as item G. Those addressing the Council will state their name, and address. This section is limited to 5-minutes per participant or 10-minutes for group representatives.*

**P. ADJOURNMENT**